

പതിനാറാം കേരള നിയമസഭ

ഒന്നാം സമ്മേളനം

നക്ഷത്രചിഹ്നമിടാത്ത ചോദ്യം നമ്പർ: 400

23-06-2026-ൽ മറുപടിയ്ക്ക്

സംസ്ഥാനത്തെ ഐ.ടി. പാർക്കുകൾ

ചോദ്യം ഉന്നയിച്ച അംഗങ്ങൾ

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മറുപടി നൽകിയ മന്ത്രി

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(വ്യവസായ - വിവരസാങ്കേതികവിദ്യ വകുപ്പ്
മന്ത്രി)

(എ) സംസ്ഥാനത്ത് കഴിഞ്ഞ 5 വർഷത്തിനുള്ളിൽ ഏതെല്ലാം ഐ.ടി. പാർക്കുകളും മെഗാ പ്രോജക്ടുകളും തുടങ്ങുന്നതിന് നടപടി സ്വീകരിച്ചിട്ടുണ്ടെന്നും പുതുതായി തുടങ്ങിയ ചെറുകിട ഐ.ടി. പാർക്കുകൾ ഏതെല്ലാമാണെന്നുമുള്ള വിവരങ്ങൾ നൽകാമോ,

മറുപടി: ഐ.ടി പാർക്കുകൾ

- 1) കൊല്ലം താമരക്കുളം/(അണ്ടാമുക്കം) ഈസ്റ്റ് വില്ലേജിൽ കൊല്ലം കോർപ്പറേഷന്റെ 3 ഏക്കർ 91 സെന്റ് ഭൂമിയിൽ ഒരു ഇൻഡസ്ട്രിയൽ ഐ.ടി/ഐ.ടി.ഇ.എസ് + ബിസിനസ് (കൊമേഴ്ഷ്യൽ) പ്രോജക്ട് കിഫ്ബി ഫണ്ട് ഉപയോഗിച്ച് ആരംഭിക്കുന്നതിന് തത്വത്തിൽ ഭരണാനുമതി നൽകിയിട്ടുണ്ട്.
- 2) കൊല്ലം കൊട്ടാരക്കരയിലെ രവിനഗറിൽ കല്ലട ഇറിഗേഷൻ പ്രോജക്ടിന്റെ കൈവശമുള്ള 85 സെന്റ് ഭൂമിയിൽ കിഫ്ബി ഫണ്ട് ഉപയോഗിച്ച് കൊണ്ട് ഐ.ടി പാർക്ക് നിർമ്മിക്കുന്നതിന് ഭരണാനുമതി നൽകിയിട്ടുണ്ട്.
- 3) പാലാ ഇൻഫോസിറ്റി സ്ഥാപിക്കുന്ന കാര്യം പരിഗണനയിലാണ്.
- 4) കണ്ണൂർ ജില്ലയിൽ, വേങ്ങാട് പഞ്ചായത്തിലെ പടുവിലായി വില്ലേജിൽ പെട്ടെന്നു കിൻഫ്ര ഏറ്റെടുത്ത 25 ഏക്കർ സ്ഥലത്ത് ഒരു പുതിയ ഐ ടി പാർക്ക് സ്ഥാപിക്കുന്നതിനാവശ്യമായ നടപടികൾ പുരോഗമിച്ച് വരുന്നു. 5) കോഴിക്കോട് സൈബർപാർക്കിൽ 4 ലക്ഷം ചതുരശ്ര അടി വിസ്തീർണ്ണമുള്ള രണ്ടാമത്തെ ഐ ടി മന്ദിരം നിലവിലെ ഐ ടി മന്ദിരമായ സഹ്യാ ബിൽഡിംഗിന്റെ സമീപത്തായി വിഭാവനം ചെയ്തിട്ടുണ്ട്.
- 6) കൂടാതെ, തിരുവനന്തപുരം തോന്നക്കലിൽ ഡിജിറ്റൽ സയൻസ് പാർക്ക് നിർമ്മിക്കുന്നതിനായുള്ള ടെൻഡർ നടപടികൾ പുരോഗമിച്ചു വരുന്നു. കേരള സ്പേസ് പാർക്കിന്റെ നിർമ്മാണ പ്രവർത്തനങ്ങൾ ആരംഭിച്ചു. പൈലിങ്ങ് ജോലികൾ നടന്നുവരികയാണ്.

മെഗാ പദ്ധതികൾ

ടെക്നോപാർക്ക് ഫേസ് 1 ൽ ഏകദേശം 20 ലക്ഷം ചതുരശ്ര അടി വിസ്തീർണ്ണത്തിൽ വേൾഡ് ട്രേഡ് സെന്റർ (World Trade Centre) വികസിപ്പിക്കുന്നതിനായി ബ്രിഗേഡ് ഗ്രൂപ്പുമായി ധാരണാപത്രം (MoU) ഒപ്പുവെച്ചതും, ടെക്നോപാർക്ക് ഫേസ് III ൽ ഏകദേശം 5 ലക്ഷം ചതുരശ്ര അടി വിസ്തീർണ്ണത്തിൽ Yoo Hub By HiLITE പദ്ധതി വികസിപ്പിക്കുന്നതിനായി ഹൈലൈറ്റ് ഗ്രൂപ്പുമായി ലീസ് കരാർ ഒപ്പുവെച്ചതും

ടെക്നോപാർക്കിലെ സമീപകാലത്തെ ഏറ്റവും പ്രധാനപ്പെട്ട മെഗാ പദ്ധതികളിൽ ഉൾപ്പെടുന്നതാണ്. കൂടാതെ, ടെക്നോപാർക്ക് ഫേസ് IV ൽ ഏകദേശം 9 ലക്ഷം ചതുരശ്ര അടി വിസ്തീർണ്ണത്തിൽ ടെക്നോപാർക്ക് നേരിട്ട് വികസിപ്പിക്കുന്ന QUAD പദ്ധതിയുടെ ആദ്യ ഐടി കെട്ടിടത്തിന്റെ നിർമ്മാണ പ്രവർത്തനങ്ങളും പുരോഗമിച്ചു വരികയാണ്. ഈ പദ്ധതികൾ ടെക്നോപാർക്കിനെ രാജ്യത്തെ പ്രമുഖ ഐടി വ്യവസായ കേന്ദ്രമെന്ന നിലയിൽ കൂടുതൽ ശക്തിപ്പെടുത്തുന്നതിനും, വൻ നിക്ഷേപങ്ങൾ ആകർഷിക്കുന്നതിനും, തൊഴിലവസരങ്ങൾ സൃഷ്ടിക്കുന്നതിനും, കേരളത്തിലെ ഐടി ആവാസവ്യവസ്ഥയുടെ (IT Ecosystem) വളർച്ചയ്ക്ക് കൂടുതൽ കരുത്തേകുന്നതിനും സഹായകരമാകും. കൊച്ചി ഇൻഫോപാർക്കിന്റെ നാലാം ഘട്ടം തുടങ്ങുന്നതിനായുള്ള നടപടി സ്വീകരിക്കുകയും ഭൂമി സർക്കാർ സ്ഥാപനമായ ട്രാക്കോ കേബിൾസിൽ നിന്ന് വില നൽകി വാങ്ങുകയും ചെയ്തു.

(ബി) ഇപ്രകാരം ഐ.ടി. പാർക്കുകൾ തുടങ്ങുന്നതിനു സർക്കാരിന് എന്ത് ചെലവ് വന്നിട്ടുണ്ടെന്നും ഇതു വഴി സർക്കാരിന് എത്ര തുക വരുമാനം ലഭിച്ചുവെന്നും കണക്കുകൾ സഹിതം അറിയിക്കാമോ;

മറുപടി: കണ്ണൂർ ഐ.ടി പാർക്ക് സ്ഥാപിക്കുന്നതിനുള്ള ഭൂമിക്കായി 64 കോടി രൂപ കിഫ്ബിയുടെ ലാൻഡ് അക്വിസിഷൻ പൂജിൽ നിന്നും അനുവദിക്കുന്നതിന് അനുമതി നൽകിയിട്ടുണ്ട്. കൊല്ലം കൊട്ടാരക്കരയിലെ രവിനഗറിൽ കല്ലട ഇറിഗേഷൻ പ്രോജക്ടിന്റെ കൈവശമുള്ള 85 സെന്റ് ഭൂമിയിൽ കിഫ്ബി ഫണ്ട് ഉപയോഗിച്ച് കൊണ്ട് 80 കോടി രൂപ ചെലവിൽ ഐ.ടി പാർക്ക് നിർമ്മിക്കുന്നതിന് ഭരണാനുമതി നൽകിയിട്ടുണ്ട്. ആയതിന്റെ ടെൻഡർ നടപടികൾ നടന്നു വരുന്നു.

ഇവയൊന്നും നിലവിൽ വരുമാനദായകമായിട്ടില്ല.

(സി) പുതുതായി ഐ ടി. പാർക്കുകൾ തുടങ്ങുന്നതിനുള്ള മാനദണ്ഡങ്ങളും നടപടിക്രമങ്ങളും വിശദമാക്കാമോ?

മറുപടി: കേരള ഐ.ടി. പോളിസി 2026-ലെ Chapter IV (Infrastructure Augmentation & IT Industry Development) ൽ പുതുതായി ഐ ടി. പാർക്കുകൾ തുടങ്ങുന്നതിനുള്ള മാനദണ്ഡങ്ങളും നടപടിക്രമങ്ങളും വിശദീകരിച്ചിരിക്കുന്നു. ആയത് **അനുബന്ധം 1** ആയി ചേർക്കുന്നു.

സെക്ഷൻ ഓഫീസർ

4 Chapter IV: Infrastructure Augmentation & IT Industry Development

4.1 Introduction

Infrastructure forms a key enabling factor for supporting development of IT industries in the state. As discussed in the last chapter, there are three types of infrastructure namely physical infrastructure, communication infrastructure and intellectual infrastructure that support the growth of the IT industrial units. In this chapter, the policy proposals for the augmentation of the physical and communication infrastructure are discussed. Intellectual infrastructure development is discussed in Chapter V which deals with Capacity Building for the IT sector.

4.2 Physical Infrastructure

The physical infrastructure facilitating the growth of IT units can be classified as follows.

1. Government-owned spaces within IT parks
2. Private Co-developer owned spaces within IT Parks
3. Government-owned spaces outside IT parks
4. Privately owned spaces outside IT parks

As of now, most of the IT companies of the state operate out of government-owned spaces within IT parks. This could be plug-and-play spaces or raw shell spaces leased out to IT companies. The companies operating within IT parks enjoy a host of privileges both facilitatory and regulatory making it a favourable destination for IT companies.

The Private Co-develop model is successfully demonstrated in Infopark and to a certain extent in Technopark. Under this model, land owned by the government will be leased to private co-developers at a cost and the entire infrastructure is built and managed by them. All the units operating from co-developer space also enjoy all privileges available for units operating out of government-owned spaces in IT parks.

The third category is government-owned spaces outside IT Parks. Kerala IT parks are running IT spaces in government/local body/PSU etc. owned spaces. These spaces serve as bustling hubs for numerous small and medium-sized companies. Kerala IT parks to explore the possibility of extending similar ecosystems to new potential locations

The fourth category is the private spaces, owned or leased by companies or developers outside the IT parks. This could be individual units housing 10-1000 people, private IT parks by builders or developers, or co-working spaces.

The role of Kerala IT parks in developing the IT industry and investment promotion is detailed in subsection 4.7.

With a decentralised model of IT and an increase in the number of startups expected during the next few years, there is a need to strengthen all four models described above through policy support and fiscal incentives, wherever applicable. This is given in the next section.

4.3 Policy for the Augmentation of Infrastructure

The following policy measures will be implemented in a phased manner to augment the infrastructure for support IT, ITES, Electronics and High-tech units:

1. The government will identify at least four IT development corridors for enhancing the development of IT Units. In these corridors, any private building with an IT seating capacity of 1000 or more will be deemed as a Private IT Park and will enjoy all privileges available for units with the government IT park.
2. The government will facilitate marketing of space available and developed by co-developers and private entrepreneurs, in its roadshows and other marketing campaigns.
3. The government will set up small format co-working spaces (Work near Home) in neighbouring towns and support the development of start-ups and small-scale entrepreneurs to setup IT spaces through its FOSTeRA Scheme. All these facilities will have plug-and-play facilities and units operating from these facilities will enjoy the privileges (given in section 4.6) as applicable to units operating from government IT parks.
4. The government will extend some of the remote coworking spaces to tourist locations and promote “workation” models, encouraging tourists to extend their stay and still be able to work from Kerala
5. To support large-scale co-developers to set up facilities within the IT parks or land owned by government agencies, the government will provide encumbrance-free land with a phased payment option for the land owned by the Government as given in Section 4.4.
6. To support private entrepreneurs and builders to develop IT facilities on their premises, the government will act as a key facilitator. Policy support for the same is detailed in Section 4.5.
7. Whether it is in government-owned parks, joint or private parks, the government will consciously promote green building standards, Renewable sources of energy, zero discharge policies, and other environmental sustainability aspects
8. Those companies who offer stipend-based internships to students, give preference to recruitment and conduct industry-linked courses in collaboration with faculty of the respective institutions will be given preference to operate rent- free in the buildings of higher education institutions.

4.4 Policy to support Co-development in land owned by the government

In order to support large-scale co-developers to set up facilities within the IT parks, the government will provide various options for phased payment for leasing the land owned by the government.

The different operating models suggested are:

1. The land lease shall be for a period of 90 years.
2. Land availability will be made encumbrance free (along with all mandatory approvals for establishing facilities meant exclusively for carrying out the specified business only)
3. The government may, based on the scale of investment and the employment opportunities provided within a window of 5 years, provide an option to pay a part of the lease amount upfront with a deferred payment, or completely waive off the payments, as explained in the table below. Only the extent of land recommended as essential by the respective Town Planning Department for carrying out IT-based business will be allotted.

| S. Nos | Category | Investment Category (in Rs Crores) | Minimum Direct Employment Generation | Incentives |
|--------|----------|---------------------------------------|--------------------------------------|--|
| 1 | Micro | 50 - 100 | 500 | The government may provide an option to pay only 50% land lease amount upfront by the investor. The remaining 50% lease payment can be recouped after a moratorium period of 10 years in 3 equal annual installments. |
| 2 | Small | 101-250 | 1,000 | Option to pay only 75% of the upfront land lease amount by the investor. The balance amount of the upfront land lease amount shall be waived off based on the achievement of investment and employment generation criteria over a period of 5 years from the commencement of operation. * |
| 3 | Large | 251-500 | 2,000 | Option to pay only 50% of the upfront land lease amount by the investor. The balance amount of the upfront Land lease amount shall be waived off based on the achievement of investment and employment generation criteria over a period of 5 years from the commencement of operation. * |

| | | | | |
|---|------------|----------|-------|---|
| 4 | Mega | 501-1000 | 3,000 | Option to pay only 25% of the upfront land lease amount by the investor. The balance amount of the upfront Land lease amount shall be waived off based on the achievement of investment and employment generation criteria over a period of 5 years from the commencement of operation*, **. |
| 5 | Ultra Mega | >1000 | 5,000 | 100% of the upfront land lease amount is exempted for the investor. The land lease amount shall be waived off based on the achievement of investment and employment generation criteria over a period of 5 years from the commencement of operation. *,** |

The above land lease waivers will be provided to all sub-urban and panchayath areas except Thiruvananthapuram, Kochi and Kozhikode metro areas. The above land lease waivers will be provided in all areas for the investments in emerging sectors without enough footprint in the state.

* In case the above investment and employment criteria are not met by the investor in a specified time interval, the full land lease amount shall be payable to the government with applicable interests.

** The investor may be requested to pay a refundable deposit, which will be remitted back as the targets of the investment and the employment generation are achieved

4.5 Policy to support the development of IT spaces in private land

The development of IT spaces can be done by a private investor in their land or the land leased/ acquired by them from a third party. Three models are proposed.

4.5.1 Development by a Private Investor

In this model, the government will provide support in identifying land parcels and marketing the lands to private investors who would then decide to purchase the same based on their requirements.

1. Branding/Marketing the land parcels through road shows and other marketing initiatives.
2. Permits/sanctions through Single Window Clearance mechanism within 30 days of submission of application by the investor.
3. Extend benefits like incentives, tax holidays, etc. applicable to private investors in government IT Parks.
4. Development of 5G street infrastructure for the campus to support ultra-low latency connectivity (on request and evaluation of business model)

4.5.2 Joint development by private investors and the government

In this model, the government shall facilitate the Private IT Park proposals brought up by the Private Investors. The government can also initiate the proposals by identifying the land parcels in potential areas; the ownership of land shall be vested with the private landowners. The Government shall ensure Infrastructure facilities like Road connectivity, transport facilities and so on to the Park. The government may consider subsidizing the expenses for development of common facilities like roads, compound walls, water supply, power infrastructure etc. within the Park. In this model, the government shall provide the following services.

1. Branding/Marketing of the IT Parks
2. Permits/sanctions through Single Window Clearance mechanism within 15 days of submission of application by the investor
3. Extend benefits like incentives, tax holidays, etc. applicable to private investors in government IT Parks
4. Investment required, for the development of common facilities in and around the park
5. Land acquisition for approach roads etc.
6. Development of roads
7. Ducting for utilities
8. Development of 5G street infrastructure for the campus to support ultra-low latency connectivity (on request and evaluation of business model)

4.5.3 Land pooling system for the creation of IT parks

The land pooling scheme is an innovative approach to conventional land acquisition, for industrial and economic development. Under the land pooling mechanism, groups of landowners pool their land and hand it over to a government agency for leasing to private investors for the development of infrastructure projects. After the development of the land, the agency shall reappportion the land to the landowners after deducting some portion as compensation towards infrastructure cost and development cost. The primary benefit of the land pooling policy is that the ownership remains with the original titleholder. It reduces the chances of legal disputes and compensation disbursements. However, the land pooling policy requires consent of all landowners for the procedure.

The traditional land acquisition process takes a very long time as it involves several steps with the minimum time stipulated for each activity. However, after LARR Act 2013 19 (1)

notifications, the buyer can engage in direct negotiation with the landowners.

In this model, the government agency concerned may provide the following:

1. Branding/Marketing of the land.
2. Permits/sanctions through Single Window Clearance mechanism within 30 days of submission of application by the investor.
3. Extend benefits like incentives, tax holidays, etc. applicable to private investors in government IT Parks.
4. Development of 5G street infrastructure for the campus to support ultra-low latency connectivity (on request and evaluation of business model)

Detailed guidelines and procedures for land pooling shall be developed in due course by the government through a government agency, for faster decisions/approvals.

4.6 Incentives for IT parks, deemed IT parks and private developers

As discussed earlier, all recognised IT spaces, whether they are operating within the park or outside, owned by the government or private party, will be treated at par for all benefits and privileges listed below. For this purpose, all recognised IT spaces will be treated as Deemed IT Parks. The following incentives are available.

4.6.1 Single Window Mechanism

All companies operating out of IT parks should have a single window clearance with the respective park center as the touch point. All engagement with external agencies like the following will be done through this central mechanism. This is extended to units operating from all recognized IT spaces also:

- State and Central Labour department
- ESI
- Fire and Rescue Department
- Pollution control board
- Shops and Commercial Establishment Workers Welfare Fund / Labour Welfare Fund
- Corporation /Local Self Governance Bodies in Trivandrum, Cochin and Calicut
- Electrical inspectorate
- Provident Fund department
- Department of Social Justice
- Department of Women and Child Development
- District Employment Exchange

4.6.2 Support to IT units in government procurement

Apart from price preference companies based in Kerala, which is already provided for in the IT Policy 2017, all companies operating from recognised IT spaces will be eligible for an exemption in prescribed turnover and minimum period of experience in procurement by Kerala government, PSU's and government bodies. The IT department will issue detailed guidelines in this matter

subsequently.

4.6.3 Marketing Support

An IT / ITES Technology EXPO and Space Expo will be conducted by all Parks as an annual event with support from the IT department to showcase the capabilities of companies operating within the state.

This will help identify opportunities to collaborate among the companies in our ecosystem as well as create connections to the bigger corporates who participate in the Expo.

4.6.4 Simplification of Labour Laws

Given the unique nature of the IT industry marked by frequent voluntary employee attrition and transfers outside the state especially in larger IT companies, setting up of a welfare act and funds for IT /ITES/Electronics/ Hi-Tech companies shall be initiated under IT Department.

4.6.5 Property Tax

Building/property tax for companies occupying government-owned buildings on lease inside the IT parks and outside is already paid by the government.

To encourage more private developers and investors, the government will provide up to 50% reimbursement of land tax for a period of 5 years for Private IT Parks and Co-developers.

In some of the parks that are in priority areas, property tax exemption for IT companies in IT Parks may be available for a limited time by treating IT Parks akin to Industrial areas.

4.6.6 Facilitating Mechanisms for Companies & Employees

The government will consider creating single window mechanisms for facilitating the needs of employees within the park to create an ecosystem that is conducive for easy migration of employees from other parts of the country and abroad to India. The facilitating mechanism includes support for addressing various regulatory compliances, education, training, and entertainment. Special emphasis will be given to enhancing the social life of individuals working in the parks.

4.6.7 Incentives for Private Land Developers

Special incentives will be provided for private land developers and investors, including subsidies and waivers.

4.6.7.1 Data Centre Promotion

The Government aims to promote Data Centers with a futuristic vision for promoting and fostering a knowledge-based economy. Towards that, suitable land parcels in existing IT Parks and other feasible areas will be allocated for Data Centers, ensuring 24x7 power supply and coolant systems along with adequate safety procedures in place.

The subsidies and other incentives for private players and co-developers would be based on the amount of investments brought, in adoption of environmentally friendly technologies such as green energy usage, low carbon emission etc. The Government will monitor the ongoing activities in this space and may extend the support mechanisms and incentives at a later stage.

4.6.7.2 Capital Subsidy

The government of Kerala shall provide capital subsidies based on investment ranges and locations for new or expansion of IT/ITeS/BPO units in Kerala. The capital subsidy will be back-ended and based on investment in Eligible Fixed Assets (EFA).

| Category wise incentives (Investment in Rs. Crs) | Employment Nos. | Maximum Limit |
|---|-----------------|--|
| Micro (25 – 100) | 500 | Up to 5% / Company |
| Small (101 to 250) | 1,000 | Up to 5% / Company |
| Large (251 to 500) | 2,000 | Up to 5% / Company |
| Mega (501 to 1000) | 3,000 | Up to 5% / Company |
| Ultra-Mega (Above 1,000) | 5,000 | A Special package will be worked out for such projects |

#The capital subsidy will be provided to all sub-urban and panchayath areas except urban centers in Thiruvananthapuram, Kochi and Kozhikode.

The subsidy amount will be disbursed in equal 12 – 15 instalments from the date of fulfilment of Investment and employment criteria. In addition, 50% of the employment opportunities should be filled by candidates from Kerala across all the above categories.

4.6.7.3 Other incentives

1. SGST Reimbursement – Up to 25% with a maximum limit of Rs 10 Cr for 3 years
2. Power tariff applicable to Govt IT parks shall be extended to Private IT parks.
3. Stamp Duty Exemptions – Up to 100%
4. Waiver of Registration charges
5. Incentives to units that employ women/ Persons with Disability/ Third Gender
6. Reduction of land conversion charges – Up to 50% waiver of land conversion
7. Quality Certification Incentive (ISO, BIS, CMM level 3 to 5) – Refund up to 50% of expense subject to a maximum of Rs 25 lacs/unit/annum
8. Special Subsidies for Green Campus Initiatives.
9. Development of 5G street infrastructure for the campus to support ultra-low latency connectivity (on request and evaluation of business model).
10. Data-center specific package (making Kerala a Data Centre hub for the West Coast): Kerala will craft a DC-park regime around Vizhinjam/DP World routes with Electricity Duty

exemptions for Data centre.

The government will look into establishing a centralized mechanism to consolidate relief incentives and policy approvals, followed by interdepartmental concurrence.

4.7 IT / Electronics/ Hi-Tech Industry Development

The Kerala government-owned Agencies (IT Parks, KSPACE and others) will act as the primary agencies for IT industrial and investment promotion in the state.

Kerala IT parks – Technopark (estd. 1990) and Infopark (estd. 2004) contributed significantly to the growth of the IT sector of Kerala. The Cyberpark (estd. 2009), Calicut, a reasonably new Kerala IT Park is growing steadily contributing to employment and adding companies to its fold. Kerala IT parks over the years have built around 20 Mn Sq.ft of IT spaces through its buildings and co-developers. Currently, its facilities house 1000 plus companies creating about 1.50 lakh direct employment.

The government IT parks have been an attractive destination for IT/ITES companies to set up their operation in the state. Many MNCs and domestic companies have set up, expanded and continue to grow their operations in the state. The government will focus on augmenting the strengths of the parks for the development of a vibrant and competitive IT ecosystem within and outside IT parks.

As part of the industry development agenda, an exclusive new chapter (Chapter X) has been attached to the New IT Policy 2026, for the Space Tech Industry.

Strategic Areas of Focus

The policy focuses on the growth of IT parks infrastructure, IT businesses within and outside IT parks, attracting global investments promoting technological advancements and augmenting the social ecosystem around the park, leading to the generation of employment opportunities and an increase in software exports.

The strategic areas of focus are to be facilitated through the following Initiatives:

4.7.1 Augmenting IT Parks Infrastructure

4.7.1.1 Optimum utilization of existing Infrastructure:

The government agencies (IT Parks , KSITIL or others) to judiciously utilize the available land parcels at hub and satellite campuses for setting up the required infrastructure for the IT industry or allotting it to IT/ITES /Hi-Tech companies. The IT buildup spaces shall be developed directly by government agencies or by private investors or jointly. The SEZ and Non-SEZ land parcels are to be leased for a maximum period of 90 years at a time.

To optimally utilize the common infrastructure/utilities built by the park at each location, expansion to available land parcels in close proximity is to be considered based on its feasibility.

4.7.1.2 Extending IT parks plug & play workspace to new urban locations.

Kerala is the most urbanized state in India. To develop a comprehensive IT ecosystem across the state which has access to infrastructure, talent pool and industrial partnerships, the government will anchor the development of distributed workspaces for IT industry at urban locations across the state. The development is to be taken up directly or through private participation.

4.7.1.3 Extending IT Parks infrastructure through land pooling

Availability of land and basic infrastructure remains the critical requirement to attract new investments to the state. It is envisaged to develop new IT parks with the participation of public or private entities through a land pooling model, as mentioned in section 4.5, for meeting the requirements of the IT industry.

4.7.1.4 Extending Kerala IT parks facilities to government-owned spaces outside IT parks

Government-owned IT Parks face significant challenges in securing new land at affordable prices and within tight timelines for new projects. Additionally, fast sourcing of additional IT built-up spaces presents another hurdle for these entities.

To minimize land acquisition expenses and prevent project delays, government IT parks could explore acquiring unused land held by government entities or PSUs. Additionally, they might evaluate unoccupied buildings owned by government bodies or PSUs for potential utilization by the government IT parks. The government IT parks can evaluate the feasibility of such unused land and building, and propose recommendations to the government for consideration.

4.7.2 Strengthen IT businesses within and outside IT Parks

Along with small and medium companies operating from IT park campuses, it is estimated that many small and medium IT/ITES companies function outside the IT parks ecosystem, many of them have huge potential to generate large employment opportunities and a greater volume of software exports. Kerala IT parks to initiate an affiliate program that will identify these companies and will facilitate to lower their various risk factors in business, identify ways to increase sales and customer reach without the upfront costs of traditional marketing and sales methods. The affiliation program will be considered for companies under IT industrial parks as well. This will help companies in the sector to grow, leading to employment generation and an increase in software exports.

Further, to promote the growth of Private IT parks, Kerala IT parks will associate with private parks by offering brand names and/ or services in a mutually beneficial manner to attract investment and create employment.

- **Unified Investor Operation Support with B2B Marketplace:** Develop a structured digital marketplace platform to enable startups and enterprises to source from, collaborate with, and access markets through other businesses, thereby strengthening the overall innovation and supply chain ecosystem.

- **IT City / Township playbook:**

IT city refers to an area where state-of-the art infrastructure exists to support IT/ITeS activities and promote the 'walk to work culture'. It consists of IT/ITeS office spaces/ IT park/ co-working spaces etc. complexes that may include auditorium, food courts, gymnasium, conference halls, conveyance facilities etc. Support shall be extended by means of following incentives: - Relaxation of zoning/ land use laws - Flexible Floor Space Index (FSI) norms applicability - Extend utilities doorstep support - Assistance in obtaining necessary statutory clearances - 100% exemption on stamp duty will be granted on the purchase/lease of land by the developer - CAPEX Support – One time support of 25% of the eligible capital expenditure.

The government will promote creation of IT Parks down to the LSGI levels with extended utilities support.

4.7.3 Attracting Global Investments

4.7.3.1 Marketing & Business Development activities

- Government to conduct various brand promotion and marketing initiatives nationally and internationally to establish Kerala IT as a choice destination for IT & ITES investment in the country. Also, with the support of the industry stakeholders conducts events, mini conferences etc.
- To attract investment and promote business development activities, IT parks will participate in trade fairs and expos, and send delegations to identified regions/countries.
- The parks to utilise the International Property Consultants (IPCs) to strengthen the marketing and business development activities.

4.7.3.2 Industry Facilitation – Ease of doing business

- To establish an exclusive '**e-Single Window Clearance System**' for co-developers for speedy processing of applications & issue of various clearances required for setting up industries under IT parks/COEs.
- Single Window Clearance to be headed by a dedicated investment enablement officer under IT Parks to reduce conception to implementation time lag. It is sufficient for the Co-developers and Investors to approach the Investment Enablement Officer and it is the duty of Investment enablement officer to ensure all clearances are obtained as per timelines fixed by government.
- In order to ensure hassle-free working of IT units in the state, policy proposes to setup a high-power empowered committee with concerned stakeholders as members in it.
- Special approval for clearances in setting up of startups and MSME's in Artificial Intelligence, 3D Printing, Internet of Things, Robotics, Cloud Computing, Immersive Technology, Drone, Bio-Informatics, Nanotechnology related industry.

4.7.3.3 IT parks will explore the possibility of extending the benefits of Industrial parks to private IT parks. Establishment of a Fast Track Clearance Procedure

The government to expedite the approval process, for various service requests raised by IT Parks/ KSPACE to various government departments and/or local bodies regarding setting up and/or operation and/or maintenance of Infrastructure or utilities, is to establish a fast-track clearance procedure.

- Fast-track governance cells for high value investments : Formation of special governance cell to fast-track the application for setting up high value industries/ Global Capability Centres.

4.7.4 Promoting technological advancements

4.7.4.1 Human Capacity Development

It is an important component in the development of the IT ecosystem. With new trends in technology, the availability of the required talent pool has become far more critical. In Chapter V, of the policy, various efforts to create a comprehensive human resource ecosystem are narrated in detail.

However, the talent pool and market connection remain critical factors in the development of a valuable talent pool and its utilization. A potential talent pool will attract new investments to the state. Kerala IT parks to facilitate the industry-academia partnerships to nurture talent, especially in focus areas of new and advanced technologies.

Kerala IT Parks, KPSACE, ICT Academy of Kerala, Digital University, APJ KTU, IIITMK, etc will facilitate industry-academia partnerships in research programs for new and advanced technology areas.

4.7.4.2 Development of Domestic Market for the IT industry

Digital Transformation Mission (Chapter IX) will enable digital transformation of different sectors and vocations. The initiatives will open various investment opportunities along the value chain. Kerala IT parks, with the support of Digital University, will identify the potential opportunities in various sectors for the adoption of digital transformation process. The park will also facilitate marketing these domestic opportunities nationally and internationally to bring the stakeholders together to be part of this sustainable digital change.

4.7.5 Augmenting the social ecosystem around IT Parks

The government to facilitate development of self-sustained social ecosystems including amenities in education, health-care, and entertainment in and around IT parks. The aim is to create a symbiotic environment of public infrastructure, private businesses and IT professionals that reinforce each other and benefit the healthy existence of all parties involved. Parks, urban planning officials, local self-government members, and IT Companies to work closely to develop such a social ecosystem around existing and new IT parks. An operational framework is to be established. The government will also extend support for the development of initiatives like Smart Cities, that contribute to the creation of vibrant communities.

4.7.6 Establishment of Critical Infrastructure Fund (CIF)

The un-precedent natural calamities, pandemic etc. need the establishment of a Critical Infrastructure Fund for the smooth functioning of IT parks:

- The fund is to be utilised to maintain, rebuild or construct infrastructure that is damaged, destroyed or needed during a natural calamity and may affect the functioning of the park or its clients.
- To build, maintain, and modify any infrastructure required to encounter a pandemic.
- To meet any funding gap due to the non-availability of funds for a project approved in the budget and is critical for IT Park or affecting its client business in the park.
- To be used for providing fiscal benefits for rural IT parks/spokes as a resurgence measure for conditions caused due to natural calamities or pandemics or economic recession.

The Critical infrastructure is to be held by the IT Parks and to be released as and when required, on recommendation by the IT secretary and on approval by the IT minister.

4.7.7 Special Financial aid for Employee Diversity and Inclusion

An IT/ITES organization with 25 employees or more operating from a leased built-up space in a government-owned IT Park, can claim salary reimbursement as a rent discount, 5% of the monthly rent, maximum up to ₹15,000/month, for one year for providing permanent employment to transgender persons in the campus.

Similar financial aid is applicable for neurodivergent and people with disabilities. If the organization employs more than one category of people (transgender, neurodivergent and disabled people), the financial aid provided for each category is compounded.

For an IT/ITES organization with 25 employees or more operating from a leased built-up space in a government-owned IT park, if it is owned or has on its board of directors, a person or persons who is/are transgender(s), neurodivergent or disabled or a combination of any or all, is eligible for 10% discount on base rent. No ceiling on the cumulative amount claimed. The organization is not eligible for making further claims under provision no 1, under Special Financial aid.

If an IT/ITES organization with 25 employees or more operating from a leased built-up space in a government-owned IT park, has 50% or more women employees working from the campus, is eligible for 10% discount on base rent, for a period of 12 months. No ceiling on cumulative amount claimed.

To qualify the organization should have 50% or more women employees working from the campus for the preceding 12 months. The rent escalation is calculated on the non-discounted base rent. Financial aid can be given consecutively or whenever the preceding 12 months meet the above-said criteria.

Private parks will be encouraged to extend support/incentives to the companies operating in their parks, on the diversity and inclusion agenda of the government.

4.7.8 Co-operatives and Start-ups in government tender participation

In order to promote the participation of co-operatives and local startups,

- Co-operative societies and collectives working in the IT Sector based in Kerala, shall be treated similar to MSMEs in the government tender procedures
- In the bid for projects above 50 Cr, consortia formed with startups in Kerala, to the extent of 25% of participation in the consortia, shall be given preference during tenders

4.8 Communication Infrastructure

In order to support all the units operating from IT parks, private IT parks and IT workspaces, the government will provide facilities to avail high-speed internet through the Fiber Optic Infrastructure led by KFON and other leading bandwidth provider in the state. Additionally, all IT parks and private IT parks will be 5G enabled with high-speed wireless data connectivity 4G/5G, subject to commercial and infrastructure feasibility.

The government will also endeavor to set up landing points of the global information highway in Kerala to reduce the cost and enhance the effectiveness of connectivity.

4.8.1 Strengthening Existing 4G/5G/OFC Networks

Government will support the existing 4G/5G/NLD/ILD License holders to expand their Networks by way of,

- Faster Right of Way (ROW) permissions
- ROW will be granted for construction of 4G/5G Infrastructure (Towers/Poles/Street Furniture/Overhead and underground OFC Cables) in all private land and land under the Control of State government except the prohibited areas notified by government of India

4.9 Specialised Infrastructure for Hi-Tech Industries

Kerala has a successful track record of nurturing Hi-Tech industries making them global leaders. While extant provisions are provided in the state industrial policy for the promotion of such sunrise industries, IT policy will supplement these efforts in a few areas like Space technologies, Electronic Hardware etc. through the establishment of specialized infrastructure and incentive measures. A new agency called KSPACE is setup with IT department for harnessing the opportunities in the Space sector. A space park is being developed in a 20-acre campus in Trivandrum to house industrial units involved in the manufacturing of components, sub-assemblies and products for the Space and Aerospace sector. Special incentive packages will also be formulated to attract industries once Space Park is established.

Kerala Genome Data Centre (KGDC), launched by K-DISC will be the backbone connecting over 125 Life sciences institutions in Kerala and would be the repository of all genetic data of Kerala. The AI powered High-Capacity data center is being set up in the Digital University of Kerala.